

Local Codes and Regulations	<u>Pickaway County</u>
Are Stream Buffers Required? If so, distance and stream type	No
Floodplains - Subdivision regulations? - Zoning resolutions?	No structure built in the floodway unless an analysis proves flood level will not rise or FEMA approves a structure. Permit required to build in floodway fringe (or the 100 year floodplain)
Methods to reduce impervious Surfaces?	**Subdivision Review Process
Erosion and Sediment Controls? If so, what and who manages?	**Subdivision Review Process
Stormwater Controls? Briefly Describe	**Subdivision Review Process
Residential Unit Density - Subdivision Regulations? - Zoning Resolutions?	**Subdivision Review Process
Greenspace in Developments Briefly describe	No
Farmland Preservation?	
Open Space/Parks and Rec.?	

Darby Creek Conservation District - Darby, Scioto, and Jackson Townships

- 200ft from high water mark
- No development, structures or fill in district
- No more than 25% of crown removed from trees
- Agriculture of 5 acres or more allowed

APPENDIX G: PICKAWAY COUNTY MUNICIPALITIES ZONING CODES AND PLANS

Pickaway County Zoning Districts	Minimum lot size with On-Site Sewage Treatment (ft ²)	Frontage (ft)	Max. Cover (%)	Minimum lot size with Central Sewage Treatment (ft ²)	Frontage (ft)	Max. Cover	Open Space
Darby Township - 1997							
<i>RR - Rural Residential</i>	43,560	3:1 ratio 150ft					
<i>SR – Suburban Residential</i>				20,000	3:1 max 100ft 60ft – on curve		
<i>VR - Village Residential</i>				5,000	60ft		
<i>CR – Multiple Use Combined Residential District</i>				20,000 -single 10,000 -2 fam. 7,500 - multi	100ft		
<i>MHR – Mobile Home Residential</i>				MHP -10 ac. 6 units/acre max density Unit – 2,500	MHP 1:5 ratio - 300ft Unit –30ft	40%	20%
Scioto Township – 1997							
<i>Ag - Agriculture Estate District</i>	5 acres	300					
<i>R-1 – Rural Residential</i>	43,650	3.5:1 ratio <5 ac. 150ft					
<i>R-2 – Suburban Residential</i>				20,000	3:1 max 100ft 60ft – on curve		
<i>R-3 Urban Density</i>				15,000 –single 10,000 -2 fam. 6,000 –multi	100ft		
<i>MHR – Mobile Home Residential</i>				MHP – 10 ac. 6 units/acre max density Unit – 4,000	MHP - 300ft Unit – 30ft	45%	20%
<i>PURD – Planned Unit Residential District</i>				10 ac. gross area max 4 units/acre	approved by zoning		.015ac/unit

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					commission		
Muhlenberg Township - 1996							
<i>FR-1 Farm Residential</i>	43,560	3.5:1 ratio <2 ac – 150 2-3ac – 175 3-4ac – 200 4-5ac – 250 >5ac - 300					
<i>R-2</i>	43,560	100		20,000			
<i>R-3</i>	43,560	150		21,780	100		
<i>R-4 Residential Manufactured Home Park District</i>				Minimum 10 acres for MHP			
Jackson Township - 1998							
<i>FR – Farm Residential</i>	87,120	3.5:1 ratio 2-3ac – 200 3-5ac – 250 >5ac - 300					
<i>LRR – Limited Rural Residential</i>				MHP – 10 ac. 6 unit/acre max density	MHP - 300ft		20%
				Unit – 4,000	Unit – 30ft		
				20,000	3:1 ratio - 100ft 60ft – on curve		
<i>FS – Farm Sanctuary</i> 2-24ac – 1 unit 25-59ac – 2 60-99ac – 3 100-149ac – 4 150-199ac – 5 >200ac - 6	Farm – 5 acres						
	Non-farm – 2 acres	200ft					